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DEC. 25, 1989

THE RISE AND FALL OF MARK SHAPIRO

By Lesley Riva

Mark S. Shapiro

Although Mark Shapiro (inset, in his 1985 Central Connecticut State University yearbook picture) claims he no longer owns any property in Hartford, the number to call for rental information posted on some of his former buildings is still that of his Wethersfield office.

Next week, a nattily-dressed 29-year-old from West Hartford named Mark Shapiro will saunter into Hartford Superior Court to face 33 counts of fire code violations.

After waltzing in and out of housing court for the past three years, Shapiro has finally made it to the big leagues. Each count—all of them connected with a group of buildings he used to own on Woodland Street—could carry with it up to six months in jail and a $1,000 fine, although it was a cold day in Cancun the last time a landlord did substantial jail time for code violations.

But whether or not Shapiro gets more than a slap on the band of his gold Rolex, his first criminal appearance next week in the Hartford halls of justice may not be his last—because that petty list of safety violations is only the tail end of a whale-sized morass of unpaid debts, lawsuits, and questionable business deals. Ask almost any real estate dealer, real estate investor or lending institution in Hartford about Mark Shapiro, and you get a long, rueful chuckle. Then they tell you they wish him dead.

Through his attorney, Brian Woolf of the Hartford firm Cohen, Channin and Woolf, Shapiro declined to talk to the *Advocate* about this story. Woolf says his client feels that he acted entirely, 100 percent above board. "I have advised Mr. Shapiro that he should not respond to unsubstantiated allegations," Woolf says. "I don't think he should wash former partner's dirty laundry in public."

Although not yet 30, this West Hartford high roller has gambled and lost on property from Hartford to Holyoke. And when he lost, everyone from low-income tenants to seasoned investors lost too

In 1986, Shapiro, then only 26 years old and not long out of Central Connecticut State University, founded a real estate company called Omni Investments. His sheer cockiness and good track record as a loan officer at Suffield Savings Bank convinced John Zubretsky Jr., the reputable owner of Hartford's largest Century 21 office, to sign on as a partner.

The two, along with other investors brought in by Shapiro, began buying up buildings in Hartford, starting with a 51-unit building on Westland Street. Their holdings quickly ballooned to about 23 buildings in Hartford—all multi-unit buildings, all low-income tenants. Shapiro seemed to have a genius for putting together the financing to buy the properties, and Zubretsky and other investors settled in for what looked to be a profitable ride.

Things were going so well, in fact, that Shapiro decided to expand further. He, along with numerous private investors, bought up 12 apartment buildings in Holyoke, with the agreement that his own Omni group would manage them. Omni also began taking on private contracts in Hartford to manage other developers' property. As a final sideline, Omni sprouted a construction company, which set up shop as a general contractor in the area. The three branches of the group were known as Omni Investments, Omni Property Management, and Omni Construction.

Shapiro rented a billboard across from City Hall, promoting his group as the future of Hartford. He bought a fleet of shiny new trucks, with the Omni logo on the side, and sent them zipping around the city filled with workers wearing Omni jackets. To outside observers, including potential investors, it looked like Shapiro, at age 27, had the golden touch.

Barely three years later, all three branches of the Omni Group have been dissolved. The stack of lawsuits (37 in Hartford Superior Court alone), foreclosure papers and unpaid bills racked up by the company is waist high. All 12 Omni buildings in Holyoke were either foreclosed on, sold, or auctioned off by the city—in Hartford, at least 21 former Omni buildings have been foreclosed on, and the others sold to meet various liens and attachments.

Shapiro himself, deserted by his former Omni partners Paul Lagassey and Roger Morgan, and involved in a tangle of litigation with Zubretsky, is

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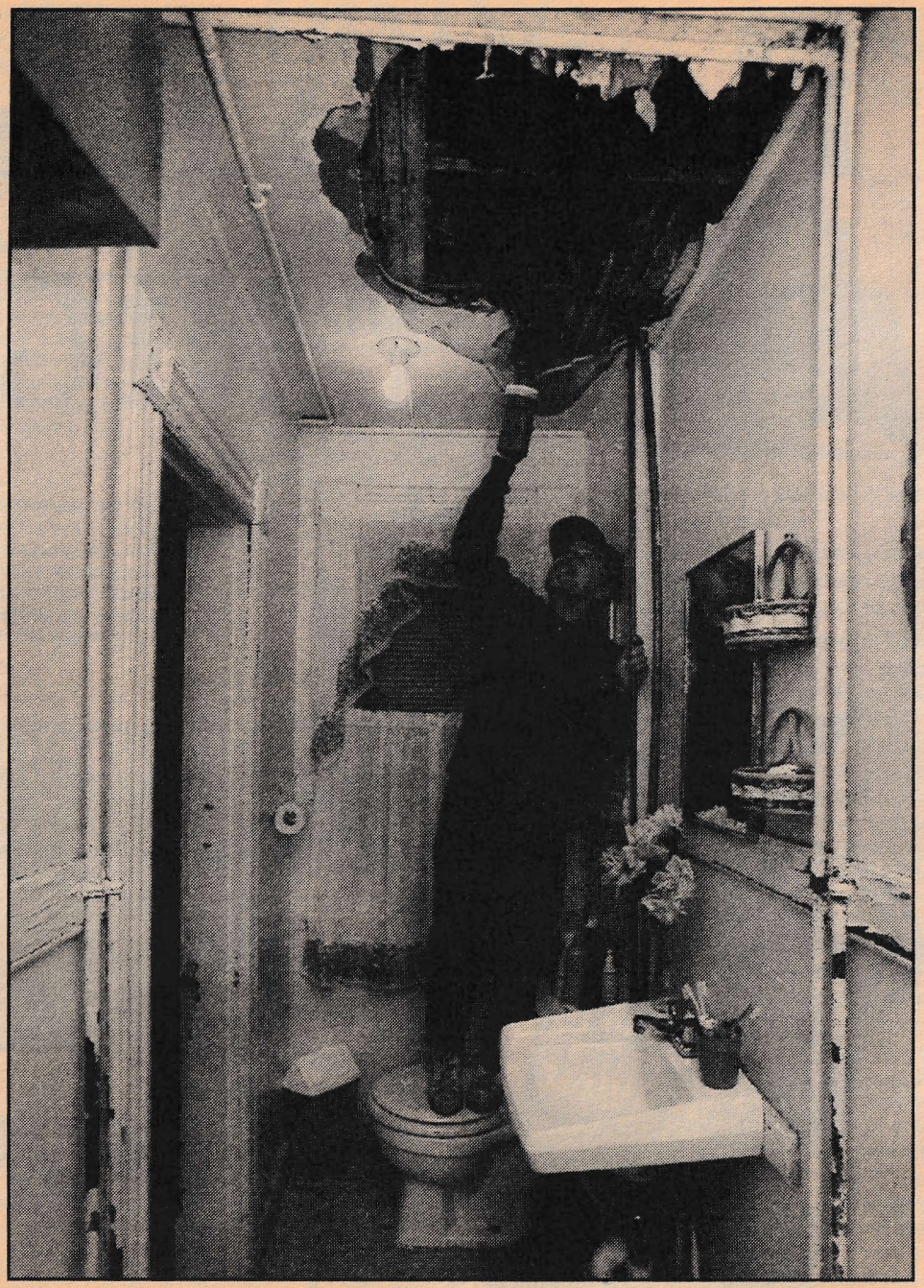
ESCAPE WITH THE BEST OF NEW ENGLAND...THE ADVOCATE'S GREAT GETAWAYS, PAGE 31

THE RISE AND FALL



PAUL SHOUL PHOTOS

Tenants of a Holyoke property formerly owned by Mark Shapiro had to deal with problems ranging from rotted out ceilings, left, to abandoned apartments, below, that attracted vagrants, drunks and drug users.

Continued from cover

now running a mortgage lending company in Wethersfield called Equivest Holding Company. He is currently under investigation by the Connecticut Banking Commission, the *Advocate* has learned, and an investigation of his lending and real estate activities by the state's attorney's economic crime unit, suspended last summer, is poised to resume.

What made Shapiro's house of cards collapse?

A Skywriter, a Porsche and Don Johnson

They've all got stories about Shapiro, his ex-partners and ex-friends, now that things have gone sour—how he had "Omni" vanity plates put on his Porsche; how he hired a skywriter to propose to his girlfriend over the Hartford skyline; how he docked his fancy speedboat at the same Florida marina as Don Johnson.

He was flashy, they agree, but likeable. The $600 suits, $100 ties and solid gold Rolex did not go unnoticed, particularly by prospective investors and lenders. They took his ritzy style as a kind of insurance policy, and handed over the checks. He also had his partner Zubretsky's good name backing him up—many lenders now say privately they would never have approved the loans if Zubretsky's name hadn't been mentioned as part of the deal. But although Zubretsky was listed as a general partner, he had little to do with the day-to-day management of the property he and Shapiro had amassed. In fact, according to Zubretsky, he was frozen out of all general partner decisions.

never been approached about the deal and put in no money—his signature on the papers was even misspelled.

Almost every building Shapiro purchased was owned by a different limited or general partnership, making it extremely

it—it had just been rehabbed, and I put about $250,000 into it. It was a real easy building to run, but he had it almost uninhabitable in a couple of months."

Documents from the city Department of License and Inspections back up Stavola's

tors; exits were not illuminated. Stavola, who was managing the Woodland Street property for Shapiro, took a list of serious fire code violations from the fire marshal down to Shapiro's office, recommending they be addressed immediately.

"He just said 'fuck'em, I'm not doing it,'" Stavola says. "Here he was with these life threatening fire violations, and he takes off with his girlfriend for New York in a stretch limo. That was it—I quit. The guy made [Hartford slumlord] John Early look like Mother Teresa."

Vanishing Money

At the same time Shapiro's properties began to deteriorate, money he was collecting in rent—a portion of which was supposed to be fed back into building maintenance—appeared to be vanishing.

According to several former partners and associates, partnerships that owned the various buildings were frequently billed astronomical figures for repairs that upon inspection, seemed never to have been done at all. The partnership that owned the 20-unit building at 118-131 Franklin Ave. got a bill from Omni for about $75,000 in repairs, including extensive work on the building's roof. That building is now in the hands of Shapiro's former partner Zubretsky, and although he would not discuss the repair bill, he did say that the roof recently needed $15,000 worth of repairs—the same repairs purportedly covered by that $75,000.

Other former Omni clients had the same experience. Richard Duggan, a Hartford realtor who hired Shapiro to manage some property for him, was also on the receiving end of some Omni "repair" bills.

Zubretsky, he was frozen out of all general partner decisions.

Shapiro made the decisions—but greed seems to have made short work of anything he had going for him. Take Omni's investment branch, for example. Shapiro may well have started out like any other ambitious young guy hungry for quick money. There's no crime in being a slick operator—but it is far more serious to forge an investor's signature, misrepresent the purchase price of buildings to investors, and sell buildings out from under partners without their permission, all allegations Shapiro now faces from former partners and business associates.

To cut down on liability, reap tax advantages and secure adequate financing, Shapiro bought almost all the property he eventually accumulated through a series of limited and general partnerships. He and Zubretsky functioned as the general partners—the hands-on managers who assume all liability for the buildings. The limited partners, in exchange for a share in the profits, simply put up the money, with no liabilty, and no say in the every-day decision making. The Omni property division, under Shapiro's direction, managed the buildings for the partnerships.

Shapiro had phenomenal success in luring investors to both his Hartford and Holyoke partnerships. Despite his youth, he clearly inspired confidence. Time after time, seasoned realtors, attorneys and accountants would line up to get in on his deals. "I know I seem really stupid in hindsight, but at the time I trusted him absolutely," one former partner says.

A typical deal would include four or five investors, all putting up $25,000 to $50,000 to buy a multi-unit building. Shapiro would secure the rest of the financing from a bank or lending company. Bankers bought his line with the same ease as investors—sizeable banks such as Community National, Advest, Bank of New England and Baybank doled out millions in mortgages, money they later had to try and recoup through foreclosure proceedings. Some of the material he presented to banks was questionable; one document presented to support a mortgage application for a building in Holyoke included a Hartford accountant's signature on a list of investors putting up money. The accountant, however, had chased was owned by a different limited or general partnership, making it extremely difficult, when things began to go sour, for the city to trace a single owner responsible for all the different properties. In Hartford alone, for example, Shapiro did business under the names of Lawrence Street Associates, P&M Associates, Woodland Street Associates, Westland Street Associates, Bond Street Associates, School Street Associates, Shultas Place Associates, Hamilton Street Associates, Franklin Avenue Associates, Rockville Street Associates, and Lisbon Street Associates.

Things went sour quickly. The buildings, most in decent shape when Omni took them over, went downhill. Although Shapiro's various business names made it difficult for the city's housing inspectors to keep up with

him, he was summoned to housing court at least seven times in 1988 alone, on as many as 30 violations each time. All the cases were either nollied or dismissed.

The Westland Street complex, for example, which Shapiro bought from Hartford real estate dealer Frank Stavola, was soon in such a state his tenants showed up on television picketing the deteriorating conditions.

"He [Shapiro] just ran it into the ground," Stavola says. "There was nothing wrong with that building when he bought

Documents from the City Department of License and Inspections back up Stavola's claims. After a year of Omni management, the building was being cited for abandoned cars, broken windows, festering garbage heaps and a host of other violations. "We're now going after people in a different way," says Fred Rehm, with the License and Inspections Department. "We learned from Omni about these guys that come in real quick, let the buildings go to hell and have a different name attached to everything. Now we try to establish patterns."

The Westland Street tenants were not alone—all over the city, Omni properties were deteriorating. On Woodland Street, where Shapiro and partners owned approximately 60 apartments, the housing code violations piled up. Ruby Ramsey, a long-time tenant, complained for months about an unsafe kitchen ceiling. One day, as she stood cooking dinner, it fell down on her head. Falling plaster and debris damaged her eyes and kept her out of work for some months. In Holyoke, tenants lived with mice and cockroach infestation, accumulating garbage piles, broken plumbing and crumbling walls.

Fire code problems stacked up as well. On Woodland Street, stairwells were unprotected, making it easy for fire to spread from floor to floor; hallways had no smoke detec-

Duggan hired Omni about three years ago. "I specifically gave them in writing what was to be done, and what the priorities were," he says. "I went away, and when I came back, I noticed something was very wrong. Nothing had been done. Then I had trouble getting the January rents from them. Suddenly, the last day of the month I got a bill for about $7,000 which they said was for repairs—even though all repairs and expenses incurred were supposed to be approved by the owners. For a four bedroom apartment they billed us for 50 gallons of paint—and that apartment had just been painted. They hadn't done it at all. We terminated the agreement." Duggan is still involved in litigation about the matter.

Even basic expenses for the buildings began to go unpaid. Water bills, sewage bills and gas bills piled up. Court documents and various attachments and liens show the Metropolitan Water District and Connecticut Natural Gas were forced to take legal action against Shapiro and the Omni Group to collect payment on almost every property they owned and managed, and their unpaid debts totaled nearly $36,000. Even Grossman's building supply chain sued Omni for non-payment of charge account bills.

Something Fishy with the Books

As the buildings started to run into trouble, some of Shapiro's many partners and investors took a closer look at what was happening to their money—and that was the beginning of the end.

Early in 1987, Shapiro's former partner Zubretsky says he was alerted by his accountants that something fishy was going on with the Omni group's books. Sources and former partners now allege money from one partnership was being shifted to another to cover expenses, a practice forbidden under the partnership agreements. Documents indicate other funds may have been missing from partnership accounts. Zubretsky blew his top.

"When I learned the business was not being handled the way I thought it should, I took steps to disassociate myself," he says dryly. Those steps included storming into Omni's third-floor offices and tossing books

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THE RISE AND FALL

Continued from page 8

and computer disks out the window into the street. "I played a little Frisbee," he says.

Besides computer Frisbee, Zubretsky promptly sued Shapiro. In the settlement arrangement they subsequently negotiated, their partnership was dissolved, and they split all their common property down the middle, Zubretsky taking charge of some buildings and Shapiro others. Also as part of that settlement, Zubretsky agreed not to discuss Omni's financial dealings in public.

When the split came with Zubretsky, Shapiro found himself short of funds. Different buildings in turn soon faced foreclosure. As some of the property was sold or foreclosed on, other questionable financial dealings came to light.

When Shapiro and partners took over the Westland Street building, for example, there were two existing mortgages on the property. The Community Development Corporation held one for $450,000 and Frank Stavola, the previous owner, took back a second mortgage for $250,000 from Shapiro and his partners. Court documents and land records indicate that Shapiro then obtained a third mortgage on the property for $400,000 from two Massachusetts developers, without notifying his partners, apparently in violation of the partnership agreement.

When the building was foreclosed on by O'Brien properties, who had taken over Stavola's second mortgage, the third mortgage suddenly came to light. The Massachusetts developers had accepted the Westland Street property as

She never saw a dime of the approximately $125,000 collected from the sale, she says. She too sued to obtain her money, and the case is awaiting resolution.

At about the same time, Nitchke was discovering problems with another business deal she'd gone into with Omni. In 1986, she had hired Omni Construction to build an addition on her costly West Hartford home. The new wing was to include a downstairs family room, with two bedrooms and bath upstairs. The total cost was to be $71,000.

As construction progressed, more and more problems surfaced. A woodstove in the family room had been installed upside down, creating severe fire hazards. Windows and siding had been installed improperly, and gallons of water poured in every time it rained. Fans from the upstairs bathroom were vented directly into the attic, rather than outside, and the resulting humidity made the ceiling collapse. An engineers' report on the "finished" addition said it would require at least $9,000 in repairs—that has since climbed to more than $20,000, Nitchke says, money they've had no choice but to spend.

Omni refused to make the repairs, and when Nitchke attempted to sue, she found the company had been dissolved. To put an attachment on the company's assets, Nitchke just had to get in line behind the other 40 or so people suing Omni and Shapiro. "I trusted Mark like a brother," Nitchke says, "and I still can't believe what he did to this family. The worst part of it is that he's getting away with it."

As of press time, Shapiro does

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collateral, and were now out almost a cool half million. They promptly sued Shapiro as well, and the case is still awaiting resolution.

Other evidence began to surface about Shapiro's questionable financial dealings with his partners. Documents indicate that Shapiro may have misrepresented the sale price of property being purchased in conjunction with his own partners—they allege he'd buy the building for one price, and jack it up a hundred thousand or so when collecting funds from investors.

In one of his Holyoke partnerships, for example, Shapiro appears to have listed the sales price of a group of three buildings on Chestnut and Dwight Streets as $2 million. On an identical closing statement, this time passed on to his partners, the sales price is listed as $2,200,000. Where did the extra $200,000 go?

One of the partners in that Holyoke deal, West Hartford resident Teresa Nitchke, lost even more than the differing closing statements would indicate. In 1987, Nitchke signed what she thought was a limited partnership agreement with Shapiro to buy a share in the Holoyke properties. According to the partnership papers, Nitchke put up $25,000 which was to produce an annual return of 10 percent. Her capital contribution was fully guaranteed by Shapiro against any possible loss.

Three years later, Nitchke is fast losing hope that she will ever see a penny of her money again. The first warning sign came when one of the Holyoke buildings burned down; in the ensuing confusion, Nitchke discovered she was listed as a general partner on the property, with all the ensuing liabilities. She decided to pull out of the partnership altogether, but then found that the other buildings had been sold without her knowledge, something expressly forbidden under the partnership agreement.

seem to be walking away from the mess relatively unscathed. Former partners and creditors trying to recoup their losses through legal action say that all his assets have been transferred to other business associates or to his wife. Documents show his expensive West Hartford condominium was among assets transferred to his wife. He and his attorney have claimed in court that he no longer owns any property in Hartford, although two former Omni buildings—52 Elliot Street and 49-51 Shultas Place—are listed under suspiciously familiar names. The buildings were taken over by R&S Realty, which documents show is run by Shapiro's principal employee, Rene Rodriguez, and his attorney, Michael Reiner. The number to call for rental information posted on the buildings is that of Shapiro's Wethersfield office.

While Shapiro was under investigation by the state's attorney's office as recently as this summer, that inquiry had been stalled by a lack of complaining witnesses. As was discovered in the preparation of this story, many of Shapiro's former partners and creditors are still hoping to collect at least a part of the thousands of dollars they allege is owed them, and are unwilling to speak on the record about their experiences with Shapiro and Omni. But with the current Banking Commission investigation, and Shapiro's prosecution on the fire code violations, the state's attorney's investigation will almost certainly be resumed. In the meantime, between court depositions and preparing civil suit defenses, Shapiro continues to operate his mortgage lending company out of Wethersfield.

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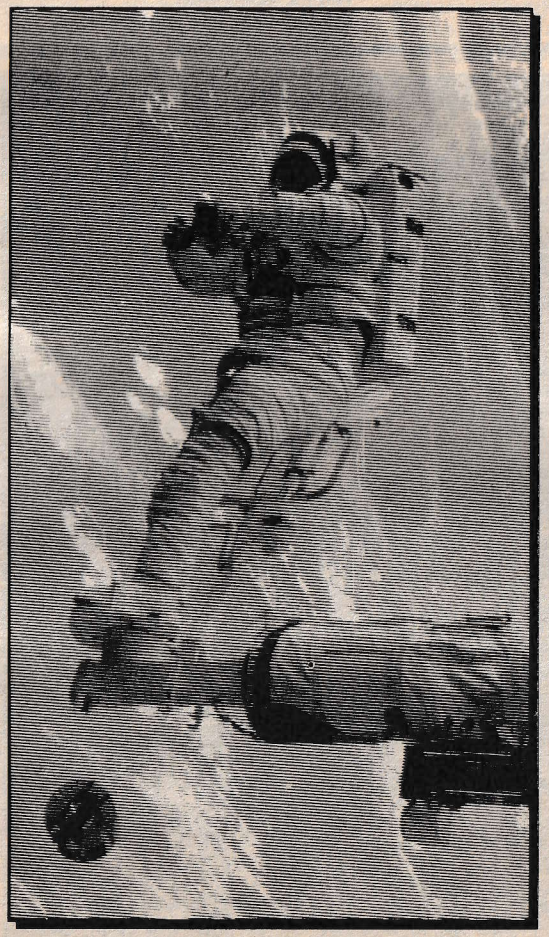

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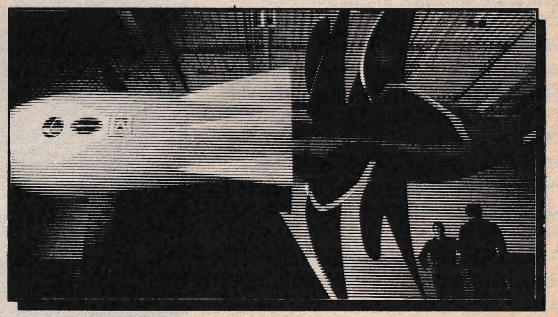

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Shulansky v. Rodriguez

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Decision Date	07 September 1994
Docket Number	No. 705147,705147
Citation	44 Conn.Supp. 72,669 A.2d 638
Court	Connecticut Superior Court
Parties	, Blue Sky L. Rep. P 74,097 Ralph M. SHULANSKY, Commissioner of Banking v. Rene RODRIGUEZ et al. -New Britain at Hartford

669 A.2d 638

44 Conn.Supp. 72, Blue Sky L. Rep. P 74,097

Ralph M. SHULANSKY, Commissioner of Banking v.Rene RODRIGUEZ et al.

No. 705147.

Superior Court of Connecticut Judicial District of Hartford-New Britain at Hartford.

Sept. 7, 1994.

William J. Prensky, Assistant Attorney General, and Richard Blumenthal, Attorney General, for plaintiff.

Rogin, Nassau, Caplan, Lassman & Hirtle, and Woolf & Associates, Hartford, for defendants.

SHELDON, Judge.

This action was instituted by the state banking commissioner Ralph M. Shulansky(commissioner), to enforce certain subpoenas duces tecum that he had issued to the defendants, Rene Rodriguez and PVT Realty, Inc.(PVT), through his authorized agent, the director of the securities and business investments division of the state department of banking, on March 24, 1994.The subpoenas were issued in the course

of an administrative investigation by the securities and business investments division into the marketing by the respondents of limited partnership interests in the Park View Towers Limited Partnership(partnership).

The department began its investigation in the late summer or early fall of 1993, after the Hartford Advocate published an article raising questions about the ongoing business relationship between Rodriguez and his former employer, Mark Shapiro, a bankrupt West Hartford real estate developer.The article, entitled "Hiding in the Shadows," reported that shortly after Shapiro declared bankruptcy in 1990, Rodriguez, the former chief property officer and "right-hand man" in each of Shapiro's failed businesses, started up several new real estate companies of his own.With Shapiro ostensibly acting as his consultant, Rodriguez reportedly modeled each of his new companies, including the partnership here at issue, after Shapiro's failed businesses.Each company was set up as a real estate limited partnership the sole asset of which was a residential apartment building that was purchased with a large bank loan and money raised from the sale of limited partnership interests.The central thesis of the article was that in each of these new companies, the apparent reversal of roles between Rodriguez and Shapiro was merely a convenient illusion that permitted Shapiro, with Rodriguez acting as his front man, to maintain his active, even controlling interest in a potentially lucrative real estate business without having to face his many creditors.

Upon examining the banking department's own records concerning the partnership, the department examiners learned that the partnership had filed a notice of exemption, whereby it claimed that its private placement on the market was exempt from registration under General Statutes § 36-490(b)(9)and§ 36-500-22(b)(9) of the Regulations of Connecticut State Agencies.Because of the exempt nature of this filing, the commissioner was required to search outside of department records for further information concerning both the filing itself and the partnership.

From the partnership's notice of exemption, the examiners learned that PVT would be the partnership's general partner, that Rodriguez was the president of PVT, and that information concerning the partnership was currently maintained in the Westport office of Charles LeMieux, the PVT vice president and secretary.On request, LeMieux provided the examiners with the offering summary for the partnership, which PVT had prepared for and distributed to potential investors.

The offering summary gave potential investors the following significant information concerning the partnership.The partnership had been formed for the purpose of acquiring a residential rental property located at 967 Asylum Street in Hartford.The purchase price of the subject property would be $2,027,000.Of that total, $304,000 would be raised by the sale of limited partnership interests and the remaining $1,723,000 would be financed by a loan from the Connecticut National Bank (CNB).The offering summary further stated that the subject property would be used as collateral for the CNB loan and that "50% of the loan will be guaranteed by Rene Rodriguez."

Focusing initially on the representation in the offering summary that Rodriguez would guarantee 50 percent of the partnership's sizeable loan from CNB, the department examiners sought to learn whether, on the date he made the guarantee, Rodriguez had sufficient personal financial resources to honor the guarantee if it were exercised.To that end, they first attempted to obtain the relevant documentation from PVT, through its vice president and secretary, LeMieux.LeMieux, however, did not have all of PVT's information and materials concerning the partnership, so he redirected the examiners' inquiry to PVT's Rodriguez.

Initially, Rodriguez cooperated with the examiners by providing them with a document entitled "personal financial statement," which he informed them he had prepared at the request of CNB to demonstrate that he could make good on his guarantee of 50 percent of its loan to the partnership.Later, however, when the examiners asked him to give them additional documentation to verify the assets and liabilities he had

listed on his personal financial statement, he demurred, insisting through his attorney that he would only produce the requested documents if it were agreed in advance that they would neither be copied nor be used against either him or PVT.

In the face of such resistance to their investigative efforts, the examiners independently researched the real property listed on schedule C of Rodriguez' personal financial statement of October 20, 1992.On determining that only one such property had ever been owned by Rodriguez, they decided to issue the subpoenas duces tecum that are the subject of this action.

The subpoena issued to Rodriguez commands him to produce a wide range of documents and records concerning the state of his personal finances on October 20, 1992, the date on which he completed his personal financial statement for CNB.The subpoena to PVT commands it to produce identical information from its own files and records concerning the state of Rodriguez' personal finances on the date he prepared his personal financial statement.

Since this action was filed, however, PVT has informed the commissioner that it has no documents or materials in its files or records concerning the personal finances of Rodriguez.For that reason, the commissioner has abandoned his subpoena to PVT and now pursues only his subpoena to Rodriguez.

I

The commissioner's authority to investigate possible violations of the Connecticut Uniform Securities Act (CUSA), which is codified in CHAPTER 662 OF THE GENERAL STATUTES1 as §§ 36-470 through 36-502, arises under General Statutes § 36-495.Section 36-495 provides in relevant part: "(a) The commissioner, in his discretion, may, subject to the provisions of chapter 3: (1) Make such public or private investigations within or outside of this state as he deems necessary to determine whether any person has violated ... any provision of this chapter or any regulation or order hereunder, or to aid in the enforcement of this chapter or in the prescribing of rules and forms hereunder...."

In aid of the broad investigative authority thereby conferred upon him, § 36-495 empowers the commissioner, more particularly, both to issue his own investigative subpoenas and to enforce compliance with those subpoenas by seeking appropriate orders from this court.The statute grants him these powers in the following terms: "(b) For the purpose of any investigation or proceeding under this chapter, the commissioner or any officer designated by him may ... subpoena witnesses, compel their attendance, take evidence, and require the production of any books, papers, correspondence, memoranda, agreements, or other documents or records which the commissioner deems relevant or material to the inquiry....

"(c) In case of ... refusal to obey a subpoena issued to any person, the superior court for the judicial district of Hartford-New Britain, upon application by the commissioner, may issue to the person an order requiring him to appear before the commissioner or the officer designated by him there to produce documentary evidence if so ordered or to give evidence concerning the matter under investigation or in question...."

To prevail on any application for an order requiring compliance with an investigative subpoena issued under the authority of § 36-495, the commissioner must prove that the subpoena satisfies the following three-part test: first, that it was issued in the course of an investigation that he is legally authorized to conduct; second, that it seeks the production of documents, records and/or materials that are relevant to that investigation; and third, that it is specific and otherwise not unduly burdensome.SeeShulansky v. Cambridge-Newport Financial Services Corp.42 Conn.Sup. 439, 443, 623 A.2d 1078(1992) (https://case-law.vlex.com/vid/shulansky-v-cambridge-newport-895211107).If the commissioner can make this showing, then the subpoenaed party must comply unless that party can prove by "independent evidence that the purpose behind the issuance of the [subpoena] was improper, i.e., that the [subpoena was] issued in order to harass or punish, rather than to gain information relevant to the investigation."Id., at 444-45, 623 A.2d 1078 (https://case-law.vlex.com/vid/shulansky-v-cambridge-newport-895211107).

II

In the present case the subpoenaed party, Rodriguez, complains that there are several reasons why the challenged subpoena was not lawfully issued.First, he contends that regardless of whether the subpoena...

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Hartford Cty. Sheriffs Dept. v. Blumenthal (https://case-law.vlex.com/vid/hartford-cty-sheriffs-dept-890509686)

United States Connecticut Superior Court August 1, 2001

...the information is reasonably relevant and the information is being sought for a proper investigatory purpose. Shulansky v. Rodriguez, 44 Conn.Supp. 72, 77, 669 A.2d 638 (1984). The plaintiffs have not attempted to explain to this court how the subpoenas violate the rule set out in Shulansk.....

Loika v. Aetna Cas. and Sur. Co. (https://case-law.vlex.com/vid/loika-v-aetna-cas-887419323)

United States Connecticut Superior Court March 30, 1995

Shulansky v. Rodriguez (https://case-law.vlex.com/vid/shulansky-v-rodriguez-no-892842220)

United States Connecticut Supreme Court November 28, 1995

...and properly resolved in the thoughtful and comprehensive memorandum of decision filed by the trial court. Shulansky v. Rodriguez, 44 Conn.Sup. 72, 669 A.2d 638 (1995). Because that memorandum of decision fully states and meets the arguments raised in the present appeal, we adopt the trial .....